

City of West Lafayette, Indiana
Board of Public Works and Safety
MINUTES

NOVEMBER 25, 2014
8:30 a.m.
Morton Community Center
Multi-Purpose Room

Members present were Tanuja R. Sheth and Jonathan C. Speaker. Sana G. Booker and Bradley W. Marley were absent. Mayor Dennis presided.

1. APPROVAL OF MINUTES

a. November 18, 2014, Meeting

Mr. Speaker moved to accept the minutes of the November 18, 2014, Board of Works meeting. Ms. Sheth seconded the motion.

The motion was adopted.

2. NEW BUSINESS

a. Quote Opening: Excavator – Street

Street Commissioner Payne stated that the Street Department is looking to purchase a new excavator as another tool in the toolbox to be more efficient and to take care of some things ourselves. He explained that it will have a handful of attachments, including a thumb and a breaker.

Clerk-Treasurer Rhodes opened the quotes and read them aloud:

Company	Quote	Exceptions
West Side Tractor Sales Co. (1)	\$68,900	Yes
West Side Tractor Sales Co. (2)	\$68,300	Yes
RPM Machinery	\$68,900	No
Rudd Equipment Company	\$66,300	Yes

Clerk-Treasurer Rhodes noted that the exception sheets would be considered as part of the review process. She stated that those are the four quotes received and all were timely.

Ms. Sheth moved that the quotes be taken under advisement. Mr. Speaker seconded the motion.

The motion was adopted.

b. Service Agreement: 2015 Motorola Solutions – Police

Deputy Police Chief Leroux requested approval to enter into a service agreement with Motorola Solutions in the amount of \$2,864.28. He explained that the company provides all things involved with the Police radio communications.

Mr. Speaker moved that the service agreement with Motorola Solutions be approved. Ms. Sheth seconded the motion.

The motion was adopted.

c. Notice of Intent to Award: Indiana Finance Authority – Sheraton and Fairway Knolls Lift Station and Force Main Improvements – SRF Loan Program – Bowen Engineering – WWTU

WWTU Director Henderson stated that he has distributed to the Board a copy of Bowen Engineering Corporation's guaranteed maximum price proposal for the lift station project. It lists the actual construction costs, the fee for the provider, and an amount of contingency for the project, with a guaranteed maximum price of \$2,115,000. He explained that with opportunities, or value engineering, his staff, Public Works Director Buck, and our engineer can find ways to possibly save money and lower that maximum price over the course of the project. He stated that today he is seeking approval to have Mayor Dennis sign a letter of intent to award to SRF, telling them that we would like to move forward with Bowen. Upon the SRF approval we can get to the point of signing contracts. He explained that with the price for actual construction there will be the usual construction administrator and inspection costs with our providers for those services. Director Henderson stated that the SRF loan that the Council approved was a maximum of \$2.75 million. He stated that Jim Treat (O.W. Krohn & Associates) advised that we should be able to lower that to \$2.61 million. A pre-closing is scheduled for December 3 if the Board chooses to move forward at this point.

Clerk-Treasurer Rhodes asked if this is the final item needed to be in place before the SRF bond pre-closing, and Director Henderson confirmed that it is.

Ms. Sheth moved that the notice of intent to award for the Sheraton and Fairway Knolls Lift Station and Force Main Improvements be approved. Mr. Speaker seconded the motion.

Mr. Speaker asked where this number comes in from where it was expected to be.

Director Henderson responded that the lowest construction estimate from Greeley and Hansen was in the \$2.2 to \$2.3 million range. The original bid that was rejected was \$2.7 million. He stated that we are a little below the estimate to start with, and hopefully we can find ways to bring this down further. He confirmed for Mr. Speaker that we have already saved approximately half a million dollars from the bid received earlier. He noted that the memo from Bowen already identifies some value engineering opportunities and we will be looking at further opportunities.

The motion was adopted.

d. Claims

- i. AP Docket \$448,786.59
- ii. RDC Docket \$276,243.65

Mr. Speaker moved that the claims be approved. Ms. Sheth seconded the motion.

There were no questions or comments about the claims.

The motion was adopted.

e. Informational Items

i. Project Payment List – WWTU

There were no questions or comments about the listing.

ii. Legal Budget & Expenses – Clerk-Treasurer

There were no questions or comments about the listing.

iii. Park Board Dockets

There were no questions or comments about the listing.

f. Other Items

► Police Chief Dombkowski stated that for the end of the football season, the report on activities and students is a good one. It is the least amount of arrests experienced during a football season in his tenure. There was an average of 5.5 custodial arrests made [each home game], and there were no major incidents during the season. There were no major injuries and no large parties that required reinforcements. Chief Dombkowski stated that the behind-the-scenes work that has been done has been paying off the last few years. We continue to have single-digit arrest numbers on major football weekends where we have thousands of people in town.

Mayor Dennis stated that a lot of that has to do with the relationships that we have established with the student groups.

Police Chief Dombkowski agreed. He reported that with the unrest and the decision of the Grand Jury in Ferguson, Missouri, there were no incidents in West Lafayette or at Purdue. He explained that the Department did speak with the Black Cultural Center at Purdue, with Purdue's Diversity Office, and with our local NAACP. He stated that he is confident that if our student population decides to exercise some freedom of speech that it will be done in an appropriate manner from all indications that we have locally.

► Councilor Hunt reported that the Council meeting will be on Monday and that Pre-Council was last night due to the holiday. She reported that there is a pre-Thanksgiving Farmers Market on Wednesday.

► Public Works Director Buck reported that the weather has not been kind for the Cumberland Avenue project, so they will hold off on flipping traffic until after Thanksgiving. The weather forecast after Thanksgiving is looking more favorable. He reported that last piece of work on Northwestern Avenue is for Duke Energy to remove old light poles and some concrete patching. He announced that INDOT has approved the Happy Hollow project and it is ready to move forward.

► Fire Chief Heath reported that there was a small fire last night at 720 Northwestern Avenue on the third floor. The sprinkler system worked like it is supposed to work, but the downside is that there was a lot of extra water involved. Fire crews spent approximately seven hours on the scene, including work to reset the fire pump system. He expressed appreciation to the Dean of Students for opening Lambert Fieldhouse to the students until they can get back into the building.

Mayor Dennis stated that with a new facility like that there are concerns about access and egress. He asked Chief Heath how easy it was to get to the fire.

Chief Heath responded that they had a Knox Box system that gets the firefighters in and out of the building, and the residents all got out without incident. He expressed

appreciation to the Police Department for their help. In response to a question from Police Chief Dombkowski, Chief Heath responded that they are still looking into the cause, but he has not seen enough to comment yet.

► Tina Dillon (President, CFO, Atlas Excavating, Inc.) stated that she would like to talk to the Board about the Energy Savings Project. She asked if the Board has looked at the regulations for that work and if they have seen the regulations. She provided copies of the regulations to the Board. Ms. Dillon stated that she appreciates the Board and West Lafayette trying to do everything they can in the best interest of the public. She stated that Atlas is a local company and has done a lot of work on the sewer project that this project [Sheraton and Fairway Knolls Lift Stations] ties into, and stated that they were the only company to bid on it the first time. She stated that that she does not think that this program is set up for what the City is using it for, as it was clearly defined to do for existing buildings and does not say a completely new system can be installed.

Ms. Sheth stated that she would like time to review the regulations provided.

Ms. Dillon stated that there are a couple of important requirements. She stated that it says that the operating costs, not including the maintenance, are supposed to support the energy savings. She stated that it also says that if you are going to put energy savings in a building that does not support it, then only 15% of the cost of the project can go towards that. She stated that since we are only installing new pumps and a new lift station, so the only part covered by the energy savings would be the new pumps. She stated that there may be some good math that shows these pumps are a lot more energy efficient.

Mayor Dennis asked Ms. Dillon to clarify what this is in reference to—if it is a specific project, a bid issue, or a competition issue.

Ms. Dillon stated that it is a bid issue for the lift station project that the Board just awarded going through the energy savings project. She stated that the energy savings program was set up for schools and government buildings to replace lights, heating, and air conditioning to save energy. It was set so that money was set aside so that if you had a project that you had the savings, you could do that, and the savings would off-set the cost of the project. She stated that now we are using it to circumvent the bidding process, and you can set the requirements up the way you choose. She stated that the way the City did it, it required that the bidder had to have ten projects with the energy savings program like this.

Mayor Dennis stated that his presumption is that Ms. Dillon is challenging the acceptance of this bid, and Ms. Dillon confirmed this. Mayor Dennis asked if it is based upon the document she just provided to the Board, and Ms. Dillon confirmed this. Mayor Dennis stated that he will defer to the Board. We will review the documents and give it to our legal counsel. He stated that if anything should change we will let Ms. Dillon know.

3. ADJOURNMENT

There being no further business to come before the Board, Mr. Speaker moved that the meeting be adjourned, and Mayor Dennis adjourned the meeting.